



## CITY OF LODI COUNCIL COMMUNICATION

**AGENDA TITLE:** Adopt Resolution authorizing the City Manager to enter into negotiations with Union Pacific Railroad (UP) for the acquisition of properties located at 232 N. Washington, 242 Rush Street and 420 E. Lockeford Street as part of an affordable housing project.

**MEETING DATE:** October 17, 2007

**PREPARED BY:** Community Development Department

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**RECOMMENDED ACTION:** Adopt Resolution authorizing the City Manager to enter into negotiations with Union Pacific Railroad (UP) for the acquisition of properties located at 232 N. Washington (APN:043-087-17), 242 Rush Street (APN:043-090-13) and 420 E. Lockeford Street (APN:043-202-29) as part of an affordable housing project.

**BACKGROUND INFORMATION:** The City of Lodi had been notified by Union Pacific Railroad (UP) that they were interested in selling of a group of parcels along East Lockeford Street, referred to as the Kentucky House Railroad line.

As the City has first right of refusal before that land can be put on the open market, it was decided to reserve that right as the acquisition of some of those parcels would allow for future expansion of the right-of-way along East Lockeford Street and the potential for an affordable housing project.

As the City Council has just gone through the process of selecting a developer to work with on an affordable housing project for this site, the time has come to open negotiations with UP to acquire the properties. We ask that the City Council authorize the City Manager to initiate that negotiation process.

**FISCAL IMPACT:** The value of the land, based upon an appraisal in 2003 is \$1.5 million.

**FUNDING AVAILABLE:** Community Development Block Grant/HOME Program

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Randy Hatch  
Community Development Director

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APPROVED: \_\_\_\_\_  
Blair King, City Manager

RESOLUTION NO. 2007-\_\_\_\_\_

A RESOLUTION OF THE LODI CITY COUNCIL AUTHORIZING THE CITY MANAGER TO ENTER INTO NEGOTIATIONS WITH UNION PACIFIC RAILROAD FOR THE ACQUISITION OF PROPERTIES LOCATED AT 232 N. WASHINGTON STREET, 242 RUSH STREET AND 420 E. LOCKEFORD STREET AS PART OF AN AFFORDABLE HOUSING PROJECT.

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WHEREAS, Union Pacific Railroad has notified the City of Lodi that they intend to abandon their operations and sell the parcels of land on what they refer to as the Kentucky House Rail Line which runs along East Lockeford Street, namely 232 N. Washington Street (APN: 043-087-17), 242 N. Rush Street (APN: 043-090-13) and 420 E. Lockeford Street (APN: 043-202-29); and

WHEREAS, the City of Lodi has first right to acquire those parcels of land from Union Pacific; and,

WHEREAS, the City of Lodi has an interest in developing an affordable housing project on this land; and,

WHEREAS, on October 3, 2007, the City Council selected a developer for this affordable housing project and now must begin the process of negotiating the purchase of the properties from Union Pacific Railroad.

NOW, THEREFORE, BE IT RESOLVED that the Lodi City Council does hereby authorize the City Manager to enter into negotiations with Union Pacific Railroad for the acquisition of properties located at 232 N. Washington Street (APN: 043-087-17), 242 N. Rush Street (APN: 043-090-13) and 420 E. Lockeford Street (APN: 043-202-29), for an affordable housing project.

Dated:     October 17, 2007

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I hereby certify that Resolution No. 2007-\_\_\_\_\_ was passed and adopted by the City Council of the City of Lodi in a regular meeting held October 17, 2007, by the following vote:

AYES:       COUNCIL MEMBERS –

NOES:       COUNCIL MEMBERS –

ABSENT:     COUNCIL MEMBERS –

ABSTAIN:    COUNCIL MEMBERS –

RANDI JOHL  
City Clerk